

June 2020

33948, Port Charlotte, FL

Sold Summary

	Jun 2020	Jun 2019	% Change		
Sold Dollar Volume	\$7,592,589	\$8,584,099	-11.55%		
Avg Sold Price	\$237,268	\$195,093	21.62%		
Median Sold Price	\$203,000	\$185,750	9.29%		
Units Sold	32	44	-27.27%		
Avg Days on Market	53	52	1.92%		
Avg List Price for Solds	\$242,910	\$203,260	19.51%		
Avg SP to OLP Ratio	95.0%	93.1%	2.03%		
Ratio of Avg SP to Avg OLP	94.6%	92.8%	1.98%		
Attached Avg Sold Price	\$93,750	\$113,880	-17.68%		
Detached Avg Sold Price	\$246,836	\$205,505	20.11%		
Attached Units Sold	2	5	-60.00%		
Detached Units Sold	30	39	-23.08%		

Notes:

- SP = Sold Price
- OLP = Original List Price
- LP = List Price (at time of sale)
- Garage/Parking Spaces are not included in Detached/Attached section totals.

Inventory

	Jun 2020	Jun 2019	% Change	
Active Listings	104	137	-24.09%	
New Listings	55	42	30.95%	
New Under Contracts	66	48	37.50%	
New Pendings	76	52	46.15%	
All Pendings	82	70	17.14%	

Financing (Sold)

Assumption	0
Cash	13
Conventional	11
FHA	7
Other	0
Owner	0
VA	1

Days on Market (Sold)

0	1
1 to 10	7
11 to 20	1
21 to 30	2
31 to 60	10
61 to 90	7
91 to 120	1
121 to 180	3
181 to 360	0
361 to 720	0
721+	0

Sold Detail Active Detail

	2 or	Less BR	;	3 BR	4 or	More BR	All		Activ	e Listings
Price Ranges	SFH/Villa	Cnd/Coop/TH	SFH/Villa	Cnd/Coop/TH	SFH/Villa	Cnd/Coop/TH	MH/Man/Mod	Total	SFH/Villa	Cnd/Coop/TH
< \$50,000	0	0	0	0	0	0	0	0	0	0
\$50K to \$99,999	0	1	0	0	0	0	0	1	0	4
\$100K to \$124,999	0	0	3	1	0	0	0	4	1	2
\$125K to \$149,999	0	0	0	0	0	0	0	0	5	6
\$150K to \$199,999	6	0	5	0	0	0	0	11	17	2
\$200K to \$249,999	1	0	3	0	1	0	0	5	24	0
\$250K to \$299,999	0	0	3	0	0	0	0	3	22	0
\$300K to \$399,999	0	0	5	0	0	0	0	5	8	0
\$400K to \$499,999	0	0	2	0	0	0	0	2	3	0
\$500K to \$599,999	0	0	0	0	0	0	0	0	2	0
\$600K to \$799,999	0	0	0	0	1	0	0	1	2	0
\$800K to \$999,999	0	0	0	0	0	0	0	0	1	0
\$1,000,000+	0	0	0	0	0	0	0	0	5	0
Total	7	1	21	1	2	0	0	32	90	14
Avg Sold Price	\$174,764	\$69,500	\$253,958	\$118,000	\$424,307	\$0	\$0	\$237,268		
Prev Year - Avg Sold Price	\$156,100	\$113,880	\$225,704	\$0	\$284,250	\$0	\$0	\$195,093		
Avg Sold % Change	11.96%	-38.97%	12.52%	0.00%	49.27%	0.00%	0.00%	21.62%		



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Prev Year - # of Solds

